THE TIMES FOUNDED 1886. THE DISPATCH FOUNDED IN 1860.

RICHMOND, VA., SUNDAY, AUGUST 28, 1910.

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## REAL ESTATE AND **BUILDING NEWS**

Summer Dullness Appears to Be at an End; Views of Optimists.

MANY GOOD SALES FORTHEPASTWEEK

Outlook for Big Fall Trade Is Very Bright-Sales That Have Been Made; Others That Are to Be-Money Is Not So Awful Scarce.

the latter part of the week just closed was somewhat of a deterrent feature no means stopped the wheels of trade in the real estate circle. In fact it would take a kind of Noah's flood to knock out the average Richmond

trade in the real estate circle. In fact, it would take a kind of Noah's flood to knock out the average Richmond real estate man. The fact is that the mewspapers announced far in advance that the bad weather of the latter part of the week was scheduled to arrive at that time, and no people in the world read the papers more closely or to better advantage than do the real estate men. Some of them, it is rug, sometimes read between the lines, and put in between the same things that were never in the lines themselves, but they read, all the same.

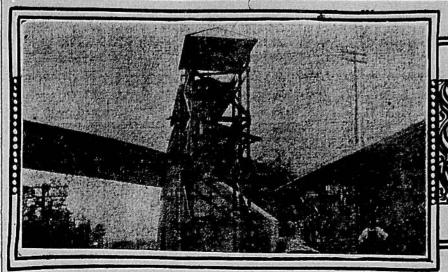
Hustlers Whe Hustled.

In view of the announcements in the papers in the early days of the week that bad days might be looked for, the wide-awake fellows hustled and made hay while the sun was still shining, and before the predicted showers and cool weather came, according to prediction. These wise men turned in good business, and thus it appears that the sales for the week footed up much more handsomely than tany otherwises might have done, amounting in the aggregate to something like \$175,600. There are others who say the week was dull because of bad-weather, and some attribute the alleged dullness to other causes, such as the scarcity of money, or an arieged scarcity of money, and so on.

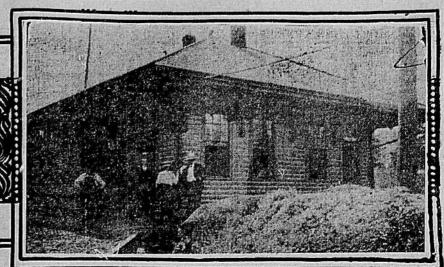
The fact is that the weather has not been very bad, and when it was bad the badness extended over a very short peribd of the week, only two days. Another fact is that there is not an awful scarcity of money. Certainly not an unusual scarcity for this time of year. It is true every yoar, just at this time, when much money is required in the movement of crops and for lines of business dependent upon the prince of these things have any very serious effect upon the real estate business of Richmond, unless at may be a little temporary effect of a few days only. There are optimistic real estate men who have been in the business enough years to be able to draw an intelligent annual average, who maintain that the business for the past month and for the past week was more than an average for t

onth, and all of the fall months

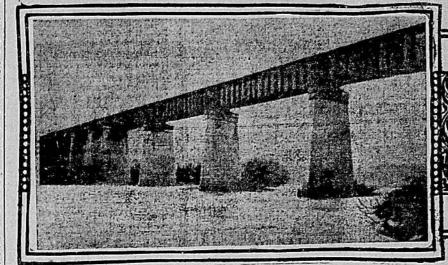
### SCENES ABOUT COMING TOWN OF ALBERTA



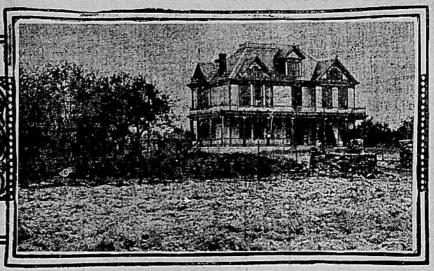
Virginian Railway Crosses Sepahoard at Alberta.



Union Depot at Alberta.



Virginian Rall way Bridge



# FOR THE PROFITS

A Little Advice to Beginners, and Some Also for Old Stagers.

MUCH IN STARTING OUT RIGHT

Fowl Breeding Can Be Made Big Money-Getter in Virginia.

BY WALTER C. SHAAF.

few words to those contemplating you have the time, and if you haven't larger breeders in your vicinity and get all the advice you can, While you of follow.

Give meny lender and investors are out of town winding up their sumper vacacions in the same of the control of the must realize that practical experience (with a few hard knocks thrown in) is the best teacher, a little friendly advice from one who knows is not



## CAROLINA MARKETS **OPEN UPIN FULL SWING**

Offerings Fairly Large and Active Demand for All Grades That Carry Body and Color-Trading in Richmond Confined to Package Goods.

The interest of the tobacco men has centred the past week upon the Eastern North Carolina and South Carolina markets, which have opened up in full swing. The offerings on the local markets were fairly large in several of the markets in those regions, and an active demand for all types that carried body and color, caused mot a litting the color of which will largely depend upon the seasons before the color of the markets in those regions, and an active demand for all types that carried body and color, caused mot a litting the color of the color o ried body and color, caused not a little animation. All grades that were distinctive in these respects were develop eagerly taken at figures that show ad vances of from \$1 to \$2 per 100 pounds on the figures that characterized the opening of the markets a year ago. The demand for the class of leaf peculiar to the Carolina sections was ac-

liar to the Carolina sections was active, and both buyers and sellers are pleased with results so far.

In Richmond, trade, which has been fairly active for the past week. Some good, round lots have been sold, and the dealers without boasting of any big things that have been done, note signs of good husiness in the early future.

The warehousemen who are still resting on their cars, so to speak, are encouraged by the good reports they have from the country as to conditions pertaining to the growing crops, both in the sun-curing regions and the dark belt. The indications now are that the loose leaf selling season will open up in Richmond somewhat earlier this year than usual.

Detroit and St. Louis capitalists purchanged and

Rocky Mount Tobacco Market, [Special to The Times-Dispatch.]
Rocky Mount, N. C., August 27.—
Sales of leaf tobacco have been rather small this week, totaling a little less than 200,000 pounds. Offerings consisted mostly of bottom leaves, of the strictly priming type, with now and then a pile of good bright leaf, and a few wrappers. A small proportion of tips have appeared within the last few days and are ripe and sweet as a rule. Such piles, and, in fact, all grades with good body and size, are selling high. The primings types are lower in proportion, though higher than they were last year, the average for the week being more than 25 per cent, higher than the corresponding period last year. Much of the tobacco crop is still in the field, or in process of curing, and very heavy receipts are not expected until the entire crop has been harvested.

Farmers' Institute Arranged For.

[Special to The Times-Dispatch.]

Bowling Green, Va., August 27.—W. W.
Green, manager of the agricultural experiment station here, has arranged for a farmers' institute to be held on the farm on Wednesday, August 31. There will be speaking by Dr. S. W. Fletcher and E. H.
Mathewson and others on the subject of agriculture.

# ON VIRGINIA'S MAP

Alberta, Where Two Great Railway Lines Connect.

FREE SITES FOR WIDE-AWAKE MEN

Alberta, Marked by Nature and Railway Facilities, to Become Busy Place That Virginia Will Be Proud Of-Great Timber and Farming Country.

BY FRANK S. WOODSON. Industrial Editor.

Alberta, Brunswick County, Va. August 27.-Ninety-five per cent. of he towns and cities in this country, the towns and cities in this country, that is, in t heeastern part of it, just naturally grew from a beginning that had nothing in the way of city building in view at the time. In Virginia, for instance, it may be said that every city and every town of any importance commenced as a cross-roads store; from that ran up to a villago, then to a town and then to a city, perhaps, and went through all of these changes in a haphuzard way, so that when they did finally reach town or city proportions they had crooked streets, odd squares, improvised parks, etc.

etc.

In the West there are many towns and some cities that were laid off as such from the very beginning. That is before any houses were built the streets were laid off, straight as an arrow, parks were provided for, the business section was selected and the residence sections were arranged beforehand. In many cases sewer systems were provided for, water works arranged and streets partipaved and sidewalks built before the house's commenced to go up on the business and residence lots. Such towns, some of them now lafga enough to be called cities, do not have to be dug up for sewer pipes and water pipes, and paving every year, as in Richmond, for instance. I know a town in Virginia that was commenced three years ago in this way, and it is already a considerable town, and is destined to see a city in my opinion.

Tewn of Alberin That Is to Be.

I know of another town that is right now being laid off exactly on this twentieth contury plan, and unless all the signs of the times fail.

Eighteen Hundred Dollars in Premiums—Fifty-eight Cash Prizes in Sixteen Classes.

SPECIALS IN BURLEY CLASS

Comprehensive Classification, Attractive Prizes and Liberal Provision for Exhibits.

The prestige of Richmond as the leading leaf tobacco market in the world is again emphasized by the management of the Virginia State Fair Association in the extensive proparations made for the tobacco exhibit this year the most comprehensive exposition ever attempted of the splendid resources of Virginia in tobaccogrowing and the bost achievement of the representative gorwers in the State, who are advancing the prestige of the Old Dominion in the cultivation of this great staple.

The tobacco exhibit will be a constitution of this great staple.

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State, who are advancing the prestige of the Old Dominion in the cultivation of this great single.

The obsonce exhibit will be a constituent of the farm products department, the largest and most important department of the fair, with the new buildings and the largest indirected expensition space available this year, the management of the fair his given special attention to devoking this great mount of road to making the most effective arrangement in the most effective arrangement in the most effective arrangement in the several sections for the display of the best samples of all Virginia crops grown in 1910.

Ample Space for Exhibits.
The tobacco exhibit will have a prominent place in the farm products building, where the space allotted to its use is more than double that used increased froom there is also a largest and work will be given every possible assistance for the showing of their samples to the best advantage. It is the desire of the management to make the tobacco exhibit impressive as whole and satisfactory to exhibitors in svery detail.

The classification the totacces as whole and satisfactory to exhibitors in svery detail.

The classification that used the tobacco growing in Virginia in 1910, and to show what has been achieved this year by growers in the principal tobacco districts of the State. The equirements in respect to samples to be exhibited are very easy. In the grade classes only one sample is required in any grade, and in the crop classes only the sample are required to weigh not less than five nor more than cish nounce and the sample of the fair has the generous aid and coption of the samples of the exhibitors the management offers liberal renumbers in the sample of the fair has the generous aid and coption of public-spirited corporation, fright and the samples of the fair has the generous aid and coption of public-spirited corporation, fright and the samples of the sa

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